



City of Annapolis

Department of Planning & Zoning
145 Gorman Street, 3rd Fl
Annapolis, MD 21401-2535

PlanZone@annapolis.gov • 410-263-7961 • Fax 410-263-1129 • TDD use MD Relay or 711 • www.annapolis.gov

Board of Appeals

November 5, 2013

The Board of Appeals of the City of Annapolis held its regularly scheduled meeting on November 5, 2013 in the City Council Chambers. **Chair** Zazzali called the meeting to order at 7:04pm.

Members Present: **Chair** Zazzali, **Vice Chair** Elkington, Reyes Garcia, Meyers, Gallagher

Staff Present: Rouse, Scott

The agenda was approved as amended to move public hearing item 2 up on the agenda.

A. APPROVAL OF MEETING MINUTES

1. July 2, 2013 Meeting Minutes

The Board deferred voting on the July 2, 2013 meeting minutes to its December 3, 2013.

B. SIGNING OF OPINIONS

There were no opinions.

C. PUBLIC HEARING AND DELIBERATIONS

2. Brannigan Variance, #VAR2013-010

Mr. Scott presented the variance request for a reduced front yard set back in order to accommodate the construction of an accessory 10' x 16' shed to replace the existing shed. Staff finds that the application has met the seven standards so therefore recommend approval of the application as requested.

Mr. Brannigan testified on the proposal to replace the existing shed with a larger shed to be used for storage.

Chair Zazzali accepted the following exhibits into the record.

Exhibit Number	Board of Appeals Exhibit Type
1	Staff Memorandum dated October 28, 2013 with attachments

Public testimony opened at 7:15pm and no one spoke in favor or in opposition to the application so **Chair** Zazzali declared the public testimony closed at 7:16pm.

1. City of Annapolis, S.E. #2013-001

Ms. Rouse presented the special exception application for the Maynard Burgess House and explained that the building is intended to be used for governmental offices. The City acquired the property in 1998 and is located in the critical area so some planting are required for mitigation. Staff recommends approval of the application as submitted.

Chair Zazzali accepted the following exhibits into the record.

Exhibit Number	Board of Appeals Exhibit Type
1	Staff Memorandum dated October 29, 2013 with attachments as amended lot side

Public testimony opened at 7:29pm and no one from the public spoke in favor or in opposition to the application so **Chair** Zazzali declared the public testimony closed at 7:30pm.

Deliberations

1. Brannigan Variance

Vice Chair Elkington moved approval of the Brannigan variance application as presented. Ms. Reyes Garcia seconded the motion. The motion passed unanimously in a vote of 5-0.

2. City of Annapolis Special Exception

Mr. Meyers moved approval of the City of Annapolis special exception as presented. **Vice Chair** Elkington seconded the motion. The motion passed unanimously in a vote of 5-0.

D. ADJOURNMENT

With there being no further business, Ms. Reyes Garcia moved to adjourn the meeting at 8:26pm. Mr. Meyers seconded the motion. The motion passed unanimously in a vote of 5-0.

Tami Hook, Recorder